

MR TROTTER'S
Modified
PLAN OF IMPROVEMENTS
UPON THE
EARTHEN MOUND, &c.

[PRICE TWO SHILLINGS AND SIXPENCE.]

154
93/1316
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1550

2 vols in 1

LITERATURE.

Observations by Alexander Trotter, Esq. of Dreghorn, in illustration of his modified Plan of a Communication between the New and Old Town of Edinburgh. Edinburgh, Laing and Forbes; and Ackermann, London.

The indefatigable and disinterested exertions of Mr. Trotter in his endeavours to obtain for the inhabitants of this city a more splendid, and at the same time a much easier access between its ancient and modern divisions, have for several years been known to many persons of taste among the higher walks of our fellow-citizens, who have all borne testimony to the merits of his plans. The Commissioners for the city improvements, and the late Magistrates and Council, have, as separate bodies, bestowed their meed of praise on Mr Trotter's exertions, while the latter state it as their opinion that the difficulties in the way of carrying his plans into execution were such as rendered it then impossible to take steps for that purpose. A Committee of the Faculty of Advocates, too, appointed in connection with this subject, expressed an unanimous opinion of the beauty of these plans. But with all this united expression of approbation, it has hitherto been found impossible to enlist sufficient influence into the prosecution of the scheme, and considering what the inhabitants have paid, are still paying, and must continue to pay, for what in some cases have been miscalled improvements, the existing apathy is surely not unpardonable. The present publication comes somewhat in the shape of an appeal to the inhabitants at large on behalf of a scheme so generally approved, and apparently with the view of preventing any arrangement being gone into, which may for ever prevent the object which Mr Trotter has so much at heart from being carried into effect. The "Observations" are accompanied with a beautifully executed plan of the most important part of his projected improvement, and the work is certainly worthy of the perusal and serious consideration of the community.—*Edinburgh Advertiser*, Jan. 31, 1834.

Mr. Deane Smith.

Architect

THE MOUND.—We subjoin a letter from one of our correspondents respecting Mr Trotter's plan for the improvement of the Mound, which we recommend to the attention of our readers. The state of the Mound has been long a standing subject of complaint. The object of Mr Trotter is to convert what is at present a blemish into an ornament; and his proposed plans for this purpose, as our correspondent justly suggests, are surely well worthy of being taken into serious consideration.

TO THE EDITOR OF THE COURANT.

SIR,—I have been much struck by the perusal of Mr Trotter of Dreghorn's beautiful plan for the improvement of the access between the Old and New Town, by a communication from the Mound passing by the back of the Bank of Scotland, and from thence winding up to the High Street immediately in front of St Giles's Church. This is by far the most beautiful and most beneficial improvement which has yet been suggested, and if not adopted, will, in a great measure, render the new south approach, as well as the western one, of much less benefit to the public than they might be. I am surprised that this plan has not attracted more of public notice; and I take the liberty, through your influential and respectable journal, of strongly recommending a perusal of Mr Trotter's observations, now published, to the serious attention of the constituted authorities. No time ought to be lost in giving this matter the most serious and ample consideration, as from what Mr Trotter states, some of the proprietors on the Mound have it in contemplation to dispose of their property, which would render his plans quite abortive; and I have no hesitation in saying, that if the present opportunity of ornamenting as well as rendering an important access essentially useful and more easy than any hitherto suggested is lost, the citizens of Edinburgh will ever deeply regret it. I have no means of judging of the expence of these operations, but surely there can be no blame in adopting what is so properly and at the same time modestly proposed by Mr Trotter, of getting adequate and impartial judges to estimate and report upon this most splendid and useful improvement.

I remain, &c.

A CONSTANT READER.

25th Feb. 1834.

Edinburgh Courant of 27th February.



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MR TROTTER OF DREGHORN'S PLAN FOR IMPROVING THE MOUND

THIS FRONTISPIECE IS ONLY PART OF A LARGER & HIGHLY FINISHED PRINT ON INDIA PAPER, BY MR SHEPHERD OF LONDON. NOW ON SALE THERE AT MR COINAGHIS, & AT MESSRS LAING & FORBES, BOOKSELLERS No 82 PRINCES STREET, EDINBURGH. THE LARGE PRINT CONTAINS A MORE EXTENDED VIEW OF THE TOWN, & SURROUNDING SCENERY, BUT THE PART OF IT WHICH IS SHOWN ABOVE WILL SUFFICE TO EXPLAIN REFERENCES MADE TO IT IN THE FOLLOWING OBSERVATIONS.

OBSERVATIONS

BY

ALEXANDER TROTTER, ESQ., OF DREGHORN,

IN ILLUSTRATION OF HIS

Modified Plan

OF A

COMMUNICATION

BETWEEN THE

NEW AND THE OLD TOWN OF EDINBURGH.

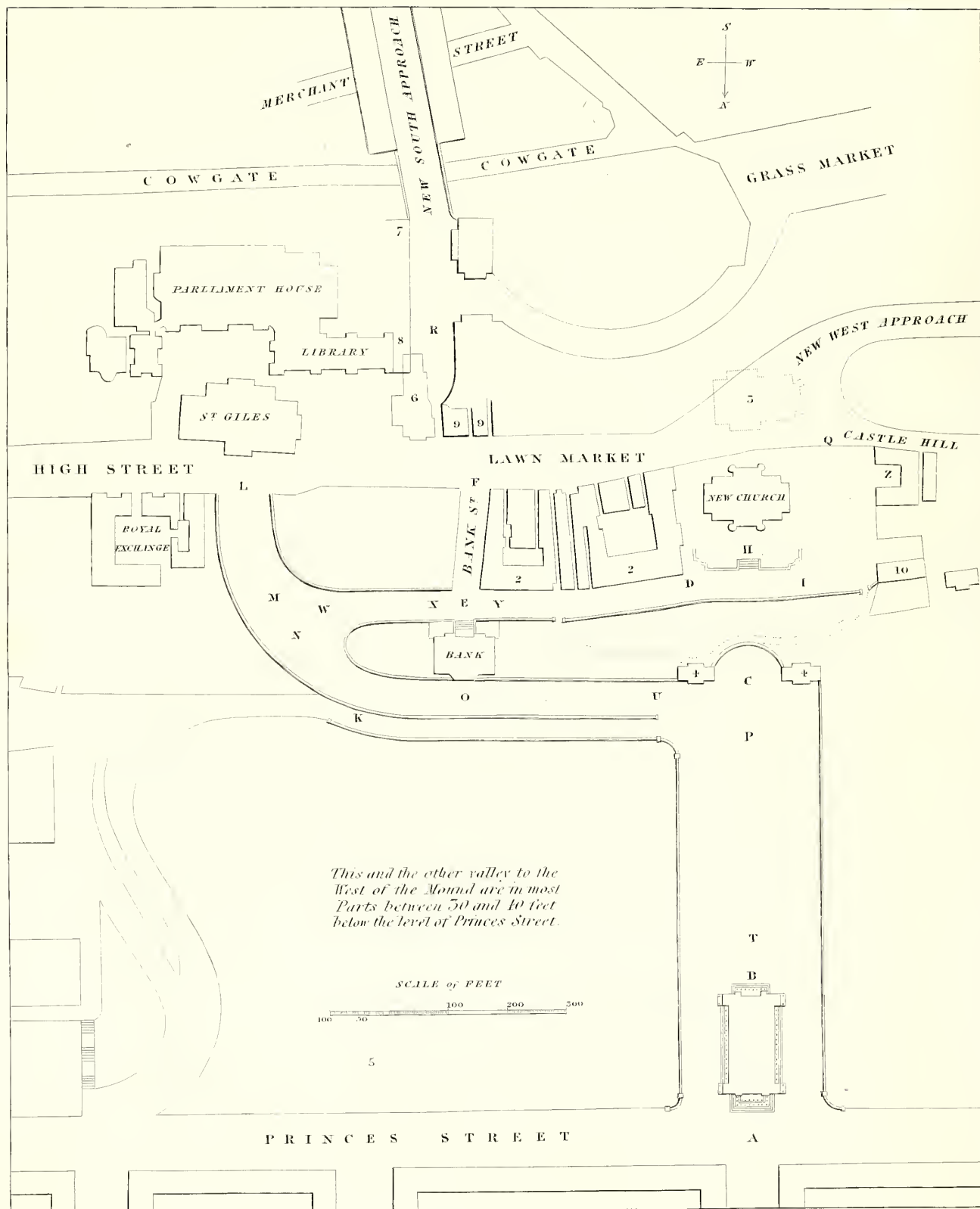
EDINBURGH:

PRINTED FOR LAING & FORBES, 92, PRINCES STREET; AND
R. ACKERMANN, STRAND, LONDON.

MDCCCXXXIV.

EDINBURGH:

J. JOHNSTONE, PRINTER, 104, HIGH STREET.



FIRST PART OF GROUND-PLAN.
 (Referred to at p. 7.)

REFERENCE TO THE PLAN :

Shewing the Altitudes, Acclivities, and Lengths, of the Approaches
from the MOUND to the HIGH STREET and the CASTLE HILL.

ALTITUDES			ACCLIVITIES AND LENGTHS			
above the Pavement of the Institution at B, proposed to be lowered (3 feet) to the level of Princes Street—calculated upon levels given by Mr HAMILTON in his Report, p. 10.			Upon the Principal Line, from the INSTITUTION at B to the HIGH STREET at L.			
	Feet.	Inches.		Length.	Rise.	Acclivity.
A	”	”	From B to T	60 ”	” ”	” ” ”
B	”	”	” T to P	370 ”	18 ”	1 in 20 . 6
C above B	18	”	” P to U	135 ”	” ”	” ” ”
D ” ”	95	”	” U to O	370 ”	24 $\frac{6}{46}$	1 in 15 . 4
E ” ”	74	. 4	” O to N	375 ”	24 $\frac{21}{46}$	1 in 15 . 4
F ” ”	83	. 7	” N to M	70 ”	” ”	” ” ”
G ” ”	95	”	” M to L	133 ”	8 $\frac{51}{46}$	1 in 15 . 4
H ” ”	100	”		1573 ”	75 5	
I ” ”	95	”	ACCLIVITIES AND LENGTHS Upon the Branch Line, from the HIGH STREET at L to the CASTLE HILL at Q.			
K ” ”	3	”				
L ” ”	75	. 5				
M ” ”	66	. 4				
N ” ”	66	. 4				
O ” ”	42	”				
P ” ”	18	”				
Q ” ”	112	. 6				
R ” ”	77	. 1				
S ” ”	76	. 7				
T ” ”	”	”	From L to M	133 ”	fall 8 $\frac{31}{46}$	1 in 15 . 4
U ” ”	18	”	” M to W	55 ”	” ”	” ” ”
W ” ”	66	. 4	” W to X	240 ”	rise 8 ”	1 in 30 ”
X ” ”	74	. 4	” X to Y	106 ”	” ”	” ” ”
Y ” ”	74	. 4	” Y to D	322 ”	20 8	1 in 15 . 6
Z ” ”	122	”	” D to I	190 ”	” ”	” ” ”
			” I to Q	270 ”	17 6	1 in 15 . 6
				1316 ”	46 2	

SECOND PART OF GROUND-PLAN,
(*Referred to at p. 7.*)

I BEG TO PREFACE THE OBSERVATIONS HEREINAFTER MADE, BY TRUSTING I MAY BE ALLOWED TO ASSUME AS ADMITTED THE FOLLOWING

DATA.

1st. THAT THE COUNTY BUILDINGS ARE TO BE REMOVED.

2d. THAT THE ROYAL INSTITUTION, NOW ELONGATED, IS TO BE MADE TO STAND UPON LEVEL GROUND.

3d. THAT THE NORTH BRIDGE IS TOTALLY INADEQUATE TO REMAIN THE ONLY COMMUNICATION BETWEEN THE NEW AND OLD TOWN OF EDINBURGH.

4th. THAT AN ADEQUATE ACCESS MUST BE GIVEN TO THE PROPRIETORS AND INHABITANTS OF HOUSES IN THE NEW TOWN, TO IMPROVEMENTS MADE IN THE OLD TOWN, FOR THE ACCOMPLISHMENT OF WHICH THEY HAVE SO LONG BEEN HEAVILY ASSESSED UNDER AUTHORITY OF MORE THAN ONE ACT OF PARLIAMENT. AND

5th. THAT THE SITUATION FOR THE NEW CHURCH TO BE BUILT IN THE OLD TOWN IS NOT YET DEFINITELY DETERMINED.

OBSERVATIONS, &c.

It may be in the recollection of the Public, that about three years ago, I published an account of a Plan, for a communication between the New and the Old Town of Edinburgh, in which I proposed to reduce the level of the Earthen Mound to that of Princes Street, and to connect it with the High Street by a new road from the Southern extremity of the Mound, which, after passing the North side of the Bank of Scotland, might be made to sweep and enter the High Street nearly opposite to St Giles' Church. I proposed at that time to have a carriage way on either side of the Mound, and to occupy the centre by an Arcade, affording shelter to the foot-passenger, and which should comprise shops of every description, with galleries, &c. &c., forming, in short, a *Rue des Marchands* in the interior of a splendid Edifice, extending from the one end of the Mound to the other. But finding my friends, in general, of opinion that this site ought never to be occupied by buildings of any description, I have had no hesitation in abandoning this part of my General Plan.

Anxious, however, that this great mass of earth, which had accumulated by chance, (as I think unfortunately,) should be now turned to the best advantage; and adhering to my first idea, that, with some improvement, it might be made useful to the public, as well as highly ornamental to the city, as a grand communication between the two towns; I venture, again, to lay before my friends the result of my labours, in a shape which, I hope, may meet their approbation, under the above correction.

Vide Appendix,
No. 1.

To this I have been encouraged, by having had the honour of repeatedly receiving the thanks of the Magistrates, and of the Boards which have been constituted to direct the Improvements of the City, for the attempts which I have already, although unsuccessfully, made to obtain this object; but, notwithstanding this mark of public approbation, I am sorry to add, that hitherto I have been unable to obtain that degree of support in my endeavours to carry my Plans into effect, which many of my friends allege I had a right to expect; and I must say, that I feel the justice of such remark, and think that I am fairly entitled to some degree of support from the public, if not for any merit which the Plans themselves may possess, at least, in consideration of the trouble which I have gratuitously incurred in preparing them.

Vide Appendix,
No. 5.

July 17, 1822.
Nov. 20, —

The obstacle to my procuring that consideration of my Plans, which I so much desire, is principally founded on restrictions contained in the two Improvement Acts of Parliament. By the *first*, which was passed in the year 1827, it is enacted, that no Buildings shall be erected on the Earthen Mound, nor certain specified alterations made on the level of the same, excepting such as may be compatible with Plans prepared by Mr Playfair, recorded in the Town-Council Books of Edinburgh.

Vide Appendix,
No. 5.

Since the passing of that Act, it has been found that the Plans therein referred to cannot, from circumstances which have arisen since that time, be now carried into execution. The clause in the first Act regarding the Mound has therefore been altered in the subsequent Act of 1831, but in which, as now altered, the same restrictions are in effect continued, with this difference only, that by the latter Act they refer to modifications of Mr Playfair's original Plan, made or to be made, by Mr Playfair or others, *within twelve months* from the passing of the Act. That period having now elapsed, it may only be necessary to add, that a new Act must be obtained, before any Plan for improving the Earthen Mound can be proceeded upon.

It may be deemed inexpedient, under the pressure of the present times, to take any immediate steps towards obtaining a new Act of Parliament, but if the expense of such a measure must necessarily be incurred, from the circumstances which I have mentioned, I hope I may be pardoned in strongly recommending, that any new Bill to be prepared, may be so comprehensively framed, as to allow of the consideration of any Plans which may be proposed by myself, or others. Not only is such indulgence due to those individuals, who, like myself, are anxious to contribute their services to the public, but likewise to the public themselves, who, it is manifest, would benefit from a competition, which would open the field to whoever may become candidates for their favour. In the meantime, trusting that this justice may be done to the public, I avail myself of the period which will probably intervene, to lay my Plans again before them; and in order the better to illustrate the whole design, as now prepared, I have had an engraving of

the general view of it executed in London, by that distinguished artist, Mr Shepherd, from which I trust, a very good idea may be obtained of the effect which will be produced. The engraving is accompanied by a ground-plan of the several lines of road connected with the general improvements which I have proposed to be made upon the Mound, and another sheet on which the various levels and measurements are also noted, so that I flatter myself, the subject will be rendered clear to any one who may take the trouble to examine it.

It will be seen, on reference to this ground-plan, that I propose the line of communication between the Old and the New Town, to be carried by the Earthen Mound, reduced, after passing the Institution, to *nearly* a level with Princes Street; continued by a new road leading from the Southren extremity of the Mound, upon a Terrace by the North side of the Bank of Scotland, and finally entering the High Street opposite the Cathedral Church; by which a view of this beautiful edifice would be opened to the New Town, as shown by the engraving. The Earthen Mound, at present a misshapen mass, being converted into a magnificent and almost level area, of nearly 600 feet in length, by 240 in breadth, flanked on either side by balustrades, would present the appearance of one of those *Places d'armes*, or Esplanades, so much admired in Continental Cities, and vie with any of them. The small ascent on the proposed line, will be 1 in 20-6 from the point T, (60 feet south of the Institution,) along the Mound, to the point P, where it will meet the Terrace; upon the Terrace, and on to the High Street, it will be 1 in 15-4,—an easy ascent, and very different from the mean and tortuous access to the Old Town, by the present line of North Bank Street.

Vide Appendix,
No. 6.

This disposition of the Mound, I am happy to find, is similar to what has since been recommended by Mr Burn, in a Report which he had occasion to make to the Trustees of the late Mr Todd, of which they have favoured me with a copy. *Vide* Appendix, No. 3.

If allowed to be more particular, I may here observe, that I have left a space upon a dead level from the point P to U, of 90 feet, and another of nearly equal extent at the point M, W, N, where, in coming from the Old Town, I propose a branch road should strike off to lead by the south of the Bank of Scotland, along North Bank Street, to Ramsay Gardens, and to the New West Approach. This road should also have its resting-places, such being at all times necessary for the safety of carriages, in turning upon a road, upon an ascent; without this, the general rise mentioned, of 1 in 15-4, upon either of these roads, might be reduced to 1 in 16-6.

Vide Ground Plan.

This branch road, perhaps the finest feature in the Plan which I have now to submit, would assume the appearance of an extensive terrace, being nearly level, and having for its Base a luxuriant bank of ornamental wood.

I lay no claim myself to any greater knowledge or taste in architecture, than may be acquired by any private gentleman; but the Parliamentary restrictions, of which I have made mention, would apply to Michael Angelo himself, were he alive, and willing to

devote his talents to the embellishment of Edinburgh; and this I must consider an evil, which, under existing circumstances, appears to me to be unjustly and unnecessarily imposed upon the public. I am moreover persuaded, that if professional men were encouraged to come forward with plans, to be submitted to public criticism, it would be found that the Inhabitants of Edinburgh, hitherto considering themselves aggrieved by the assessment, would willingly contribute towards any fund, which hereafter might be deemed necessary, to carry this part of the meditated Improvements in Edinburgh into effect. It is especially a very fair ground of complaint, on the part of the inhabitants of the New Town, that they have hitherto been assessed to a large amount, for Improvements in the Old Town, to which they have not yet obtained any proper access. The levelling of the Earthen Mound, and the rendering it serviceable, as a grand and free communication between the Old and New Town, is the object which I have chiefly in view to obtain; and this, I have already said, may be best attained by a Terrace, to lead from the Southern extremity of the Mound, to the High Street, instead of having access, as at present, to that Street, by Bank Street,—a difficult and tortuous line, which at this time, with great reason, is so generally complained of. Bank Street, in itself so narrow, (and which by the last Improvement Act of Parliament cannot be widened,) as well from being altogether of such mean appearance, must always remain unworthy of constituting any part of a communication between two such magnificent Cities; and no one who has ever witnessed the toilsome ascent of a carriage, in going towards the High Street by this line, or the danger of the descent upon some parts of it, on its way downwards, can hesitate to admit the justness of this assertion; and, I may add, that the narrowness *of every part* of the present approach by that street, is an evil, which a population rapidly increasing, and demanding a freer communication, renders daily more apparent, and necessary to be taken into serious consideration.

Vide Appendix,
No. 5.

To this consideration, although uncalled for, I have given my best attention, and trust I may, in this memoir, have suggested what may tend to remedy this growing evil, as well as others, which must attend a delay in improving the Mound.

At this moment, the gentlemen, who, as Trustees of the late Mr Todd, are proprietors of the upper part of the Mound, as well as of some part of the line upon the west side of that site, leading to Princes Street; are in treaty with a Company of Builders, for a sale of that property, in whole or in part. The buildings to be erected on that part of the west side of the Mound belonging to the Trustees, are proposed *by them* to be carried towards Princes Street in a double row; to consist of workshops, of all descriptions, to be built of brick, to be only one story high, and to be let on leases of 16 or 20 years; and Plans, to be accompanied by an offer, for the purchase of this property, and to be made out upon the basis of this treaty, are now actually in progress, at the request of the Trustees.

I humbly argue therefore, that this treaty, if concluded and acted upon, would deprive the public of a protection held out to them for many years, by more than one Act of Parliament. These Acts have recognised an agreement, entered into by three several parties, purporting, that no buildings shall be erected on the Mound, but such as shall be approved of, and agreed to, by all and each of these parties.

The Magistrates,
Mr Tod's Trustees,
and the Inhabitants of
Princes Street west of
the Mound.

Under the knowledge of this agreement, proclaimed to the public by reference made to it in more than one Act of Parliament, the Inhabitants of Edinburgh have been heavily assessed for certain purposes, and amongst others, for the express purpose of improving the communication between the Old and the New Towns, by "*levelling, and otherwise Improving the Mound,*" a purpose important to the community at large, and I may say, strictly due to those who have been assessed, under the distinct understanding, that in addition to the security given under the Act, they were further secured in obtaining this object, by the nature and tenor of the agreement above-mentioned, known still to exist, and to which Magistrates of their own election, (guardians of their rights and privileges,) and a certain body of their fellow-citizens, are parties.

But notwithstanding this apparently perfect security of acquiring an object so long held out as meant to be granted to the Inhabitants of Edinburgh, this great purpose is now in danger of being rendered impracticable, from one of the parties to the agreement having it in contemplation, (as I have stated,) to enter into the speculation above alluded to, without the concurrence of the other parties to the deed of agreement; alleging, that the Magistrates having now abandoned all idea of building on the Mound, upon Mr Playfair's Plan, the deed was no longer binding upon them.

The public, in my opinion, are much indebted to Mr Todd's trustees, for having so long waited the approach of the Edinburgh Improvement towards their property on the Mound; others, I believe, have been more fortunate in obtaining large sums for property in situations not so immediately required for the chief purpose of the Act, *the accommodation of the inhabitants of Edinburgh*. I may here observe, that the Trustees, having always been desirous to preserve to the inhabitants the advantages intended to be better secured to them by this deed, to which, for such purpose, they had become parties, had at one time very handsomely made the Magistrates a first offer of their property on the Mound, but which was not accepted by the Magistrates then in office. May it not therefore be hoped, for the sake of the public, that the Trustees will renew their offer to the present Magistracy, before they close a bargain with any one else? as, from their (the Magistrates) being prevented by an Act of Parliament, from building upon their property on the east side of the Mound, excepting upon a Plan now said to be abandoned, the inhabitants of Edinburgh may soon see a situation, in the most

prominent part of their City, so long held out to them under the sanction of an Act of Parliament, as meant to be *levelled, and otherwise improved*, (and to effect which purpose, they have been so heavily assessed,) left, on the one side, in the disgraceful state in which it is seen at present, whilst, on the other side, it will be occupied by unseemly booths and workshops.

To Mr Todd's heirs I would take the liberty to suggest, that their property on the Mound, and on the grounds contiguous to that site, now in a dilapidated state, would, like all other property in the centre of a populous and opulent city, become infinitely more valuable in an improved state, and that such would be the effect of an arrangement with the other proprietors, under a general plan for improving their joint property.

In offering the present Plan to their consideration, or to the consideration of the public, I do not arrogate to myself any superiority of my design over those, which very probably would be brought under their notice, were sufficient encouragement given to professional men and others more competent than I am, to do justice to such an undertaking. Is it proper that the Public, and more especially the Inhabitants of Edinburgh, should be regardless as to whether their native city should maintain that rank amongst other cities in Europe famed for their beauty; or forfeit her claim to the enviable distinction which she has hitherto held amongst them?—I take it upon me to answer No; and believing that this feeling of indifference does not universally prevail—that even my efforts may be found worthy of investigation, as to whether my Plan may be practicable and advisable to be adopted in part or in whole; I shall proceed in the following pages to give a fuller detail of what appears to me necessary to be considered regarding the means of executing it, should it be found worthy of consideration. I have had much time since I first entertained the subject, to weigh all the objections advanced against this Plan, and to substitute such alterations as were suggested to me by those on whose taste and judgment I could rely; and I now venture to hope, that it may be received as an acceptable token of my respect for the Inhabitants of Edinburgh, and of my wish to serve my fellow-citizens.

Having thus far only taken the liberty to suggest a new line of communication between the New and the Old Town, I am afraid, that in crossing the High Street, and suggesting what may be done on the site of the County Rooms, now intended to be removed, or in proceeding to recommend what I myself think would be a fit and appropriate distribution of ornamental Building at the Southern termination of the Mound; I may be thought to be touching on ground over which I have not yet said I meant to travel; but the first being so much connected with my General Plan, may, I hope, be a sufficient excuse for offering an opinion upon it; and being desirous, in regard to the

latter, that the communication which I have proposed should be rendered ornamental, as well as useful, it may be permitted to me to suggest what I humbly conceive would lead to effect this purpose.

In order the better to elucidate what I have further to observe on the General Plan, I have prefixed, as a frontispiece to the first part of this narrative, a part of Mr Shepherd's print of the Old Town, before-mentioned, which, though not shewing as much of the line of that picturesque part of our City as the entire print exhibits, may serve to give to the stranger visiting Edinburgh, or to any one who may take the trouble to read and consider what I have said on this subject, an idea of the grandeur which might be given to a situation at present a nuisance in the very centre of two magnificent towns.

But to my fellow-citizens so intimately acquainted with the situation, who may have every day to climb to the Old Town by the present steep access, or if in a carriage, to be dragged up a hill, and to run the risk of being overset in returning to the New Town, I would particularly recommend an attentive consideration of the *Ground-Plan*, of which I have also here given two several parts. The *first*, though thus curtailed, may serve to shew the line of approach, or rather communication, which I have suggested, between the New and the Old Town, together with what I may call the prolongation of that line over the site of the County Rooms, to which I have alluded; the other, to shew the levels upon which both may be carried, so as to provide, as I humbly submit, against the danger and inconveniences which I have mentioned in the first part of this Memoir; and were I competent to give a description of the beauties of the surrounding scenery which would be brought under the eye in passing by this line, I should have ample theme. But waiving an attempt at this, I may be allowed to say, that no urban situation (perhaps in Europe) can boast of a finer subject for the pencil of the Thomsons, the Nasmyths, and the Ewbanks of the present day; and until better displayed by the magic art which those whom I have named so eminently possess, it may suffice that I only give some explanation of what may be better understood by reference to my *Ground-Plan*.

I proceed then to point out, that the approach to the Old Town from Princes Street, is principally by a grand Parade, of nearly 600 feet in length almost level, and of 240 feet in breadth, intersecting a deep valley, already laid out in gardens and pleasure-grounds on either side.

In front is seen a long line of the picturesque Old Town, terminated on the West by the Castle, which seems, by its eminent situation on a rock, to command the whole surrounding country, as well as the town below it. The Eastern extremity of the town seems to lose itself in the more distant view of the lofty rocks of Arthur Seat and Salisbury Craigs; and in passing in this direction, the approach to the Old Town will

terminate and open into the High Street, opposite to the ancient Cathedral of St Giles and the Courts of Justice.

In the descent, on returning to the New Town, still more splendid scenery bursts into view. The stranger, in emerging from an ancient city, is astonished, on the sudden, with a bird's eye view of our Modern Athens; beyond it the whole line of the Frith of Forth, with the opposite coast of Fife, is fully displayed, which, backed by a distant view of the Grampian Hills, rendered classic by our poet Home; and the whole, varied by every step taken of the sweep in the upper part of the line, form a landscape which cannot be surpassed in beauty. On reaching the level Parade, in returning to the New Town, this grand approach will seem principally calculated to lead to the Royal Institution; a magnificent building now in progress of being elongated and new-modelled by Mr Playfair, whose works have already so eminently contributed to adorn our City, but afterwards, passing this building on either side, it will enter Princes Street on the north, and communicate with every part of the New Town.

In attempting to explain this Plan, I have already carried the reader twice along the Mound, by going first to the Old Town, and afterwards returning from it to the New Town; but if not fatigued, I shall have once more to beg him to accompany me over the same ground, until we part in the High Street.

But while in Princes Street, where I have last left him, let me beg him, from any point in the long line of that street, to turn his eye to where (he may see by the frontispiece,) I have suggested the Church should be placed, which it is at present in contemplation to build in the Old Town. It is not however meant by the Magistrates to be placed in the situation I have proposed, but on the opposite side of the Castle Hill, (as shewn in outline upon the Ground-Plan,) where it will be altogether hidden from the New Town, by the intervening height of ground, and the houses in the Lawnmarket; whereas, if built on the North side of the hill, whilst equally accessible to the inhabitants of the Old Town, it would be better seen in every point of view, than in the situation meditated, and at the same time, would be highly ornamental to the New Town.

I may also observe, that if built where intended at present, it will stand a stumbling-block on the line of the new West Approach, and would thereby destroy the fine effect which would be produced by a free and direct entrance to the Old Town from that quarter.

On the part of the inhabitants of the New Town having houses within the royalty, I must say, that they have reason to complain of a Church to be built by the Magistrates, being placed entirely out of sight of their property. They have long been assessed for

the Improvements carried on under the authority of the Act, and hitherto have had little or no benefit from any part of them which has as yet been carried into execution, Why then deprive them in this instance of a ready access to this Church, and a participation in the advantages which a structure of this nature, fully displayed, must necessarily give to a situation in which their property is invested?

Not having seen any design for the Church intended to be built by the Magistrates, I have adopted, in my engraving by Mr Shepherd, a drawing of a Church which I have seen at Berne, as applicable to the situation I have suggested. By reference to the frontispiece, it will be seen to stand conspicuous to both the old and the New Town. The North elevation is only shewn; but the South front, (a little recessed from the High Street,) is of the same character, and equally beautiful.

A model of the Church at Berne may be seen at Messrs Laing and Forbes in Princes Street, but which has the Tower in the end, instead of the middle of the building, as shewn in my frontispiece.

The expediency of erecting a double Church in this part of the Town having been much questioned, I have confined the appearance of the one here mentioned, to the size of a single Church.

The water from the great reservoir on the Castle Hill supplying the Northern and lower parts of the New Town, might, in its progress, be made to supply, and pass through the Fountain.

- (H.) The North entrance to the Church in this situation, would be by a flight of ten steps from North Bank Street, which, levelled and formed as I have already partly described, would appear as a lengthened and splendid Terrace, having for its Base the steep sloping bank opposite to Princes Street, which, finely wooded, would form a beautiful back-ground to the Fountain below, as shewn in the print, as an appropriate ornament for so fine a town; which, flanked on either side by buildings, afterwards more particularly described, would form the Southern termination of the Parade already mentioned, as being terminated on the North by the Royal Institution.
- (4.) (4.) Of the two buildings by which I have proposed the Fountain to be flanked, the one on the West may be appropriated to a Depôt for the City Police, an establishment always necessary in the centre of a great population; the corresponding building on the East, to a covered stair for the public, commodious in every respect, lighted on every side, and freely ventilated.
- (4.) By this stair, the foot passenger, in going from Princes Street to the Old Town will be enabled, under shelter, to ascend to a higher level on the bank; and by a footpath, right and left, from the upper part of the building, he will attain, by a gentle rise, the still higher level of North Bank Street, as shewn by the Ground-Plan.
- (E. D.)

- (C.) Were I permitted longer to travel out of the direct line of communication between the towns to which at first I had meant to confine my remarks, I would endeavour to express my opinion of the importance of the site on which I would propose to place the Fountain,—a site of all others within the bounds of the meditated Improvements to be made in Edinburgh, the most prominent and worthy of the highest consideration as to what may be made of it. The whole talent of the country should be invited to aid in the ultimate appropriation of this site, before it be sacrificed to the pecuniary views of

Appendix,
No. 1-7.

individuals holding a patrimonial interest in the property. I myself have only suggested what, in my humble opinion, may be found worthy of being taken into consideration as a fit ornament for this situation.

But what situation in our capital would better display a Royal Statue? Or where could a site in this metropolis be obtained so eminently calculated to exhibit to advantage the Monument proposed at this time to be erected in commemoration of our Immortal Bard, Sir Walter Scott? Or again, might not the ability of some one of our eminent architects be called into requisition, to occupy the whole breadth of the Mound, at this place (240 feet), by a magnificent Theatre,—a public building so long meditated to be erected in Edinburgh.

- By the line of communication between the towns being carried in front of this site, no situation in Edinburgh could be better adapted for this purpose. The stair by which I have proposed to lead to a higher level, might be included in one end of an edifice of this description, and be made to serve the double purpose of giving an access to upper galleries. It has been found adviseable, by our Improvement Act, to make provision for a Theatre, to be built on the south side of Princes Street; but the idea of obstructing the view of that street, or rather terrace, at present so beautiful from being left open, has been much condemned; and were power given by any future Act to erect a Theatre at the south end of the Mound, repealing the power given by the present Act to build it on the south line of Princes Street, the transfer, in my opinion, would be universally hailed as a boon by the inhabitants both of the Old and the New Town.

New South
Approach.

But to return to the Ground-Plan, I proceed to take notice of the line which I propose should be adopted for the New South Approach, and to point out the advantages which I conceive it possesses over the one which is at present meditated, but which, I hope, it is not yet too late to check.

Vide Appen-
dix, No. 4.

- It will be seen, on reference to that Plan, that instead of carrying the new street to lead from the Bridge built over the Cowgate, in a straight line to Bank Street, as laid down in a Plan by Mr Hamilton, lately produced at a County Meeting, I have proposed it to diverge from the straight line at the point R, and to be carried with a gentle sweep, upon the same level, over the site of the present County Buildings, now to be removed, and to enter into the open space west of St Giles' Church; so that after crossing the High Street, it would meet my proposed line to the New Town, and form a continuous communication between the towns. This, I may observe, does not interfere with the space of ground belonging to the Faculty of Advocates, nor with the 35 feet of ground at the west end of the Library, lately acquired by the Writers to the Signet.

It appears to me, that two great objections may be urged against Mr Hamilton's line, which do not apply to the line I have suggested.

(9.) (9.) 1st, The enormous expense of purchasing the lofty houses in the Lawnmarket, immediately opposite to Bank Street.

(F.) 2d, The street in question being made to rise at the point R, opposite to the north door of the Advocates' Library, in order to reach the higher level of the Lawnmarket at Bank Street, will leave the High Church and the Writers' Library in the awkward hollow in which they stand at present.

To these objections I can anticipate no satisfactory reply.

The *necessity* of these two measures, (for no other purpose, as far as I can see, but to obtain a direct entrance into Bank Street a *sine qua non* with Mr Hamilton) may be offered; but I have already said, that I cannot consider Bank Street worthy of forming any part of a principal communication between the towns. Far less do I consider it worthy of the sacrifice to be made to it, by pulling down the houses in the Lawnmarket, in order to approach it in a direct line. These houses, at present, form one of the few remaining fine features of the Old Town; and if pulled down to carry this object of Mr Hamilton into effect, the street leading to the South Bridge will be deprived of the shelter which the houses, if left standing, would afford it. A north wind in winter, in a situation so high, collected and coming as through a funnel from Bank Street, would pervade the whole line, and render it impassable to foot passengers.

*Vide Appendix,
No. 4.*

(N O U.) I have only now to speak of the Terrace by which I have proposed to continue the communication from the South end of the Mound to the High Street.

(M N O.) It will be seen by the Ground-Plan, that I propose to carry this Terrace by a sweep round the north side of the Bank of Scotland; and from thence, to carry on the approach to the Old Town, by a gentle acclivity, till it opens in the High Street, opposite to St Giles' Church.

(N O U.) By the frontispiece it will be seen, that I propose the Terrace to be built on arches, which, viewed from Princes Street, as better shewn in the large print, will have a beautiful effect, as seeming to form a very fine architectural Base to that part of the Old Town.

I am free to confess, that this part of my Plan may be attended with considerable expense, but I think, at the same time, this may, in a great measure, be repaid by the

revenue to be derived from the purposes to which the Arches may be applied, which being meant to run the whole breadth of the Terrace, (60 feet,) and to be of height sufficient to have warehouses over extensive cellarage, may, with great advantage, be applied to such and many other purposes.

(K.) The warehouses would be well lighted, and the cellars would open into a road to lead to the Markets, so as to occasion no interruption to any part of the Terrace above them.

I am aware that the difficulty of obtaining a good foundation for this Terrace, may be argued as another objection to this Plan; but whether this difficulty really exists, or not, may be ascertained by professional investigation.

After such investigation, should any insufficiency in the foundation be discovered, recourse, if required, might be had to Mr Smirke's method of obtaining a foundation on marshy ground, (without the aid of piling,) which may be made solid, so as to support the weight of any structure to be erected upon it.

This method of Mr Smirke's has been applied to the faulty foundations of three ponderous and magnificent buildings lately erected in London—The Custom-House, the New Post-Office, and King's College, and in all of them his efforts have been crowned with complete success.

I confess my unwillingness to relinquish this imposing part of my Plan, and never can be induced to do so, until convinced of its impracticability. Much of its beauty would be lost if abandoned; but I have the authority of Mr Jardine to say, that the utility and principal purposes to which I have proposed the Terrace to be applied, may be preserved under a different form, at a very moderate expense.

Vide Appendix,
No. 2.

Mr Jardine suggests, that a road answering every purpose of continuing the line of communication from the South end of the Mound to the Old Town, may be formed, by means of a retaining wall, upon the site of the road at present leading to the Markets, and may be carried in the same direction, and on the same levels as intended by the Terrace which I have proposed: and farther, as it will only be divided by the retaining wall from the road to be carried down to the Markets, the latter may be cut out and formed in the slope of the bank below it, without encroaching, in any material degree, upon the valley.

But in stating what Mr Jardine has so kindly suggested as an alternative means for carrying my General Plan into effect, in the possible event of a Terrace upon arches

being found impracticable, let it not be supposed that I have abandoned my own view upon this particular point ; and as my line, under either shape, may be continued to the High Street, I proceed to say,

That by again referring to the Ground-Plan, on returning from the High Street, a road (E.)(D I.) will be seen to branch to the left, from the upper part of this line, which, leading by the South front of the Bank of Scotland, and passing the Church where I have proposed to place it, will afterwards lead by Ramsay Gardens to the Castle Hill, where it will finally terminate into the New West Approach. Some part of this branch-road may be said to (E D.) be on the site of North Bank Street, but divested of all the deformities of the latter,—of (Y.) (I.) its dangerous declivity immediately after passing the Bank of Scotland, and of its apparently insurmountable acclivity in ascending afterwards to Ramsay Gardens. Of the beauty of this branch-road, when levelled and otherwise made applicable to the purposes of the General Plan, I have already treated in another part of this narrative, to which I refer.

(4.) It may be seen by the Ground-Plan, that by the improvement proposed to be made in this Street, and by means of the stair to lead to it from the Mound, the foot passenger will, *in every direction*, be greatly benefited. The Directors of the Bank of Scotland (E.) will also reap the advantage of an improved access to the South front of their building, (O.) and may acquire an additional entrance to it from the Terrace on the North, if required, or thought advisable.

The carriage-way from the New Town to the principal parts of the Old Town, and to the New South Approach, will be carried on a gentle rise, and somewhat shortened. The part of the carriage-road from the head of the Mound to the bottom of Bank Street, at present so unfit, from its steepness, to form any part of a free communication, will alone have to be lengthened to remedy this evil, and which may be effected, as by my Plan, by merely carrying the line in a sweep round the East end of the Bank of Scotland, instead of by the West end of that building, creating an additional distance, which, measured by time, will be more than compensated by the facility given to a carriage passing in this direction.

Having now gone over the whole ground necessary to be considered in a Plan for obtaining an appropriate communication between the New and the Old Town, by the Mound, I have, in the first place, to apologise to my reader for the length of the journey in which I have engaged him to accompany me ; and, in the second place, I have to endeavour to remove any prejudice he may have entertained, in our progress, of my Plan being only to be obtained by an enormous expenditure of the public money.

The first I freely offer, hoping, that in a disinterested attempt to be of service to the public, I may have committed no great offence, and be excused the presumption, after so long having considered the subject, of giving my opinion as to how the great object which I have in view, may be best obtained. As to the objection, or rather charge, against me, involved in the second position, I plead not guilty. Let me, or rather my Plan, not be condemned, without a fair trial by an unprejudiced and impartial jury of my fellow-citizens, and able and competent judges; let the value of the object to be obtained be accurately estimated on the one side, and the probable cost of attaining it, be ascertained by professional men, on the other side, and I will bow to the verdict.

But, against a hasty and unconsidered opinion upon this subject, given by a population writhing under an Assessment so long levied upon them, and led to an unfavourable conclusion by a few individuals who have actively opposed my plan, I must protest.

In summing up the *pros* and *cons* to this plan, I may shortly state on one side :

- 1st, The great accommodation to be afforded to the public.
- 2d, The advantage to individuals holding property on the line of communication by the improved appearance to be given to their property; and,
- 3d, The splendour which, by carrying this design into execution, will be given to our capital.

On the other side, can only be stated, the expense to be incurred in obtaining the advantages I have mentioned, which appear to me may be comprised in the following statement :

- | | |
|--------------------------|--|
| (C.) | 1st, In the purchase to be made of the ground upon the Mound held by the Magistrates and Mr Todd's Trustees, not very valuable from its insufficiency to bear any great weight of building upon it. |
| (C.)
L.)
(9.) (9.) | 2d, In the purchase of a few houses on Mr Todd's property, and of three or four houses opposite to St Giles' Church; but against which latter expense may be put the value of the still more lofty houses in the Lawnmarket, which, by my Plan, need not be purchased, but which, by Mr Hamilton's Plan, must be purchased, in order to carry the new street intended to be led over the site upon which they now stand. |
| (P C.) | 3d, In the removal of a great quantity of earth; which expense may be accurately ascertained by cubic measure, and, I hope, may be found light in the balance. |
| (NOU.)(4.)
(C.) | 4th, In the building the Terrace, the Stair, and the City Police Office at the end of the Mound; and in erecting the Fountain. |

5th, It may be said that I should add the expense of a new Act of Parliament to carry my Plan into execution ; but this item I do not admit to the full extent, as I have already shewn, that under existing circumstances, a new Act must necessarily be obtained, before any Plan whatever for “levelling, or otherwise improving the Mound,” can be proceeded upon.

I have now only to beg, that my fellow-citizens will receive this address, as intended by me—a mark of my sincere regard and esteem for them, as well as of my anxious wish to promote the prosperity of the city of my birth.

ALEX^R. TROTTER.

DREGHORN, *January* 1834.

APPENDIX.

No. I.

1st,—MINUTE OF A MEETING HELD AT EDINBURGH.

5th May 1829.

MR TROTTER of Dreghorn having bestowed much attention on devising a judicious method to connect the Improvement of the Earthen Mound with the projected Alterations contemplated in the adjoining quarter of the City, requested a Meeting of a few of his Friends, with a view to submit to their examination the matured result of his inquiries and suggestions on this subject.

The following Gentlemen accordingly met this day, viz.

The Right Honourable SIR ROBERT LISTON, G. C. B., in the Chair.

SIR JOHN HOPE of Craighall, Bart.

SIR JOHN HAY of Hayston, Bart.

SIR JAMES STUART, Bart.

SIR WILLIAM ARBUTHNOT, Bart.

General SIR JOHN OSWALD, G. C. B.

Admiral SIR DAVID MILNE, K. C. B.

SIR HENRY JARDINE, Knight.

MR WALKER DRUMMOND of Hawthornden.

MR SKENE of Rubislaw.

MR GIBSON CRAIG of Riccarton.

MR BONAR of Kimmerghame.

MR TYTLER of Woodhouselee.

Major DUNDAS of Cartonhall.

MR GEORGE FORBES.

Lieutenant-Colonel JAMES LINDSAY, M. P.

MR BORTHWICK, Jun. of Crookston.

MR TROTTER of Bush.

Captain TROTTER, R. N.

MR ARCHIBALD ELLIOT, Architect.

MR ROBERT HATTON, W. S., Clerk to the Meeting.

After a full explanation of the subject in all its different bearings, and an exposition of the Plans projected, the Meeting have much pleasure in expressing their opinion, that Mr Trotter's scheme goes far to obviate many of the difficulties in which this subject is involved, and particularly with reference to the approach by Bank Street. The Meeting would be sorry to consider this important matter as already foreclosed, from the circumstance of the Bank Street Line being the only one specified in the late Act, as the state of public opinion connected with it, never has been such as to preclude a very general desire that something more satisfactory might come to be suggested. They are

therefore disposed to consider the Public as much beholden to Mr Trotter, for the anxious and persevering exertions with which he has laboured to solve that difficult problem.

It would be superfluous here to attempt any explanation of the means by which he proposes to accomplish this object, which are fully detailed in a Memoir prepared for that purpose, especially as a careful examination of the accompanying Plans, with reference to—the public accommodation,—the embellishment of the City,—the private property affected,—and the probable expense in comparison with other Plans, becomes indispensable to a due understanding of its merits.

This Meeting, therefore, beg respectfully to recommend Mr Trotter's Proposal to the consideration of the Right Honourable the Lord Provost and Magistrates, of the Parliamentary Commissioners for the Improvements of the City, and of the Directors of the Bank of Scotland, as containing suggestions well deserving of their attention ; and, with a view to obtain that favour, they request Mr Trotter to transmit his Plans and Memoir for the inspection of the above Authorities.

(Signed) ROB. LISTON.

2d, EXTRACT from the MINUTES of the COMMISSIONERS under the Act 7 and 8, Geo. IV. cap 76, entitled “ An Act for carrying into effect certain Improvements within the City of Edinburgh, and adjacent to the same.”

COMMISSION COUNCIL CHAMBERS,
Monday 11th January 1830, at 2 p. m.

Upon the motion of the Lord Provost, it was agreed that the previous Remits by the Commission on the subject of Mr Trotter's Plans be discharged ; and that a Special Committee be appointed to consider and report thereon ; they conferring with, and making all necessary explanations to Mr Hamilton, who has not hitherto made his Report, being desirous before doing so, to have a communication with the Committee as above.

3d, MEETING OF SUB-COMMITTEE.

30, HANOVER STREET,
26th January 1830, at 2 p. m.

Mr Trotter's Plan for the Mound, with relative papers, were laid upon the Table. After some observations and discussion, the Sub-Committee heard read a Letter to Sir John Sinclair from Dr Hope on the same subject ; and in the end, remitted to Mr Hamilton to take all the different Plans that have been proposed for the Improvement of the Communication between the New and Old Towns into Consideration, and to report to this Committee his own views of the most expedient Plan for this very desirable object, with a relative sketch and note of levels.

Mr Hamilton also, in the meantime, reported, that none of the operations of the Commissioners on the South Bridge, now in progress, interfered with the execution of

Mr Trotter's Plans, in so far as these bear on the south part of the High Street, which the Committee were of opinion were highly deserving of the most serious consideration.

With a view to the maturing of the business, it was agreed that the Lord Provost should be requested to postpone the intended Meeting of Commission, appointed for the 15th proximo, till the Report shall be received.

4th, EXTRACT from the MINUTES of the SUB-COMMITTEE of COMMISSIONERS for the CITY IMPROVEMENTS, relative to the Plans for the Earthen Mound.

Edinburgh, 29th April 1830, at 1 p. m.

Mr Hamilton's Plans for the Improvements of the Earthen Mound were considered, and he was heard in explanation.

It was requested that Sir John Sinclair should send a copy of the Report to Mr Trotter of Dregghorn, with the thanks of this Meeting for the labour and attention he has bestowed on the proposed Improvements at the Mound; and requesting his Remarks, with his earliest convenience, on the Plans sent him, that the Committee may have an opportunity of considering them before the next General Meeting.

5th, EXTRACT from the MINUTES of a MEETING of the SUB-COMMITTEE of PLANS and WORKS, in reference to the Plans for Improving the Access by the Earthen Mound, 11th December 1830.

The Lord Provost laid upon the table, a letter from Mr Trotter, relative to his Plans for the Mound, which was read, and the papers and Plans referred to in his letter, were also laid upon the table.

It was the opinion of the Sub-Committee, that the public should be put into possession of any Plan that may be suggested for the improving of the access by the Mound to the High Street; and as Mr Trotter has taken much trouble, and been at considerable expense, it is proper that his Plan, and any observations in its support, should be printed.

6th, LETTER from the COMMITTEE of the FACULTY of ADVOCATES, appointed in regard to the Improvements at Edinburgh, 6th April 1831.

67, NORTHUMBERLAND STREET,
Edinburgh, 6th April 1831.

SIR,—In conformity to the instructions of the Committee of the Faculty of Advocates, I have the honor of conveying to you the thanks of the Committee for your kind

attention in explaining to them your Plans for the Improvement of the City, and of expressing to you their unanimous opinion, that these Plans are very beautiful, and well worthy of serious consideration.

I have the honour to be,

SIR,

Your very faithful Servant,

ROBERT HUNTER,
Convener.

ALEXANDER TROTTER, Esquire,
of Dreghorn.

7th,

LETTER from the late MR TODD'S TRUSTEES.

10, HANOVER STREET, EDINBURGH,
16th February 1832.

DEAR SIR,—Your letter, of date the 14th current, accompanied by your proposed Plans for improving the communication betwixt the Old and New Town of Edinburgh, and for embellishing the City, I this day laid before a meeting of the trustees of the late Mr Thomas Todd, proprietors of a considerable part of the Earthen Mound and adjacent ground, and the meeting directed me in their name, and as one of Mr Todd's trustees, to return you their thanks for your communication, and to express their admiration of your Plans, which would tend greatly to the beautifying of the City; and farther, to say, that they will be happy to treat with the Magistrates of Edinburgh, for a sale or feu of the trustees' property, on reasonable terms, and thus enable the Magistrates, if they see fit, to carry your Plans into execution.—I remain,

DEAR SIR,

Your obedient servant,

JOHN GRAY.

ALEXANDER TROTTER, Esquire,
of Dreghorn.

8th,

THE LORD PROVOST TO MR TROTTER.

Edinburgh, 21st March 1832.

DEAR SIR,—I have now the pleasure of acquainting you, that the Magistrates and Council, having taken your various communications and Plans for the improvement of the Mound into their consideration, did, upon my motion, unanimously resolve to tender you their thanks, for the very great interest you have taken in the Improvement and prosperity of the City, and for the taste you have displayed in your proposed Plans.

It is their opinion, however, that the difficulties in the way of carrying these Plans into execution, are such, as to render it impossible, at present, to take any steps for that purpose. Your Plans have been ordered to be kept, for future reference, in case of need.—I am,

DEAR SIR,

Your's very truly,

JOHN LEARMONTH,
Lord Provost.

ALEXANDER TROTTER, Esquire,
of Dreghorn, &c. &c.

9th,

MINUTE OF COUNCIL.

Edinburgh, 14th March 1832.

On the motion of the Lord Provost, the thanks of the Magistrates and Council were unanimously voted to Alexander Trotter, Esquire, of Dreghorn, for the taste displayed, and great trouble taken by him, in preparing and laying before the Council and the Public, his very beautiful designs for the improvement of the Mound, and that quarter of the City.

No. II.

LETTER, JAMES JARDINE, Esquire, Civil Engineer, dated 1st July 1831.

Edinburgh, 1st July 1831.

DEAR SIR,—I have inspected your Plan of a New Approach from Princes Street, by the Earthen Mound, the north side of the Bank of Scotland, and the west side of the Royal Exchange, to the High Street, opposite St Giles' Church.

The masonry in the Arcades would be very expensive, on account of the great depth of the necessary foundations, and perhaps the cellarage would yield but little return; but you could accomplish the principal objects at a moderate expense, by the modified plan of cutting down part of the Mound, and making a new road-way on the east side of the Bank, by the earth and rubbish to be got in levelling the High Street. This would be the nearest deposit for the rubbish from the High Street.

Any addition to the present Mound on the east side of the Bank for the road to the Green Market would be but small, and encroach little on the North Loch.—I remain,

DEAR SIR,

Your's faithfully,

JA. JARDINE.

No. III.

EXTRACT from REPORT and OBSERVATIONS by WILLIAM BURN,
Esq. Architect, relative to the Earthen Mound.

131, GEORGE STREET,
5th January 1833.

Mr Burn, in a Report to Mr Tod's Trustees, dated 5th January 1832, read at the Town Council in regard to erecting Buildings on the Mound, states, "If I am permitted to regard them as an object of taste, and in reference to their situation between the Old and New Town, I can look upon them in no other light than as destruction of the yet grand and magnificent opening still preserved in that situation, and which at little expense might be formed to give importance to the whole city, encreased value to the adjoining properties, and the most imposing feature this city yet possesses.

"With these views, therefore, I consider it to be peculiarly the interest of the Trustees to have the Mound reserved as an Esplanade."

No. IV.

EXTRACT of OBSERVATIONS by Mr TROTTER, at the COUNTY MEETING, 1st October 1833, relative to the Removal of the County Buildings.

In discussing this measure, a Plan by Mr Hamilton, for other Improvements meditated on the same line, was exhibited, on which the new site for the County Rooms was laid down, and which was approved of by the Meeting, but Mr Trotter of Dreghorn, in agreeing to the abstract measure of removing the County Buildings, expressed his hope that such approval, by himself or any other gentleman present, should not be construed to imply an approval, on their part, of the whole of the Plan thus officially laid before them, as it embraced other matter, and particularly showed a line of road from the intended new site of the Rooms to the Lawnmarket, which he, for one, thought highly objectionable.

Vide page 11.

Mr Trotter's observations were met by assurances from Lord Roseberry, Lord Melville, Mr Sheriff Duff, and Sir James Gibson Craig, that the consent of the county, which it was desirable might be obtained at the present meeting, would be entirely confined to the propriety of removing the County Buildings under Mr Burn's estimate and explanation of the expense attending the same, and that such consent, if obtained, would have no reference to any other part of the Plan now exhibited.

No. V.

ABSTRACT of the two ACTS of PARLIAMENT relative to the Edinburgh Improvements.

The Act 7th and 8th George IV, for carrying on Improvements in the City of Edinburgh, bears, in the preamble, together with other purposes, “that it is expedient, for the sake of improving the communication between different parts of the said City, to level, widen, and otherwise improve the Earthen Mound” and Bank Street. Under the authority of this Act, the Inhabitants of Edinburgh were first assessed for the Improvements to be carried on in that City, and in virtue of a former Act, 56 of George III, referred to in this latter Act, an agreement was made between three parties, viz., 1st, The Magistrates of Edinburgh; 2d, Mr Todd’s heirs; and, 3d, The proprietors of Tenements in West Princes Street, whereby certain Plans for erecting Buildings on the Earthen Mound, proposed by Mr Playfair, were adopted.

It was therefore enacted, that no Buildings shall be erected, so far as belongs to the Magistrates, other than those shewn and delineated on the said Plans. It being competent to the said Magistrates, and to the said Commissioners, to raise the level of certain specified parts of the Mound, or to lower the level of the road-way to any extent compatible with the execution of the said Plans, reserving the aforesaid agreement, and all *legal rights* of the parties thereto.

Second, or last Act, dated 1831, refers to the above Act, and declares, that the whole matters and things therein contained shall remain in full force, strength, and effect, excepting in so far as they are expressly repealed or altered by this Act. In this Act provisions are made that certain modifications and alterations of the Plans, alluded to in the above Act, have been prepared by Mr Playfair, and other modifications may still be prepared by Mr Playfair, or any other architect. And it is, therefore, enacted, “That it shall be lawful to adopt such general modifications and alterations of the Plan referred to in the Act (7 and 8, George IV.) as have been, or shall be, prepared by Mr Playfair, or any other architect; provided the same shall be settled and agreed to, and signed by the three parties above-mentioned, and by a quorum of the Commissioners appointed by this last Act, by docquets on the Ground-Plan of the Mound, or as shall be prepared by Mr Playfair, or any other person, with reference to the said Ground-Plan, within twelve months after the last Act; and also, provided that if such modified Plans shall not be prepared by Mr Playfair, or other person, and signed as aforesaid, then the provisions of the Act (7 and 8, George IV.) prohibiting the erections of buildings on the Mound, as far as belongs to the Magistrates, except those described in Mr Playfair’s original Plans, shall remain in force; but nothing shall hereby extend to alter the provisions and limitations of the Act 7 and 8, George IV. to the level of the Road-way on the Mound.” Another clause of the last Act repeals the power given to the former Act, to widen Bank Street, or to remove houses on the north side of the Castle Hill, and declares, “That it shall not be lawful to the Commissioners to expend more than £700 of the money authorised to be raised by assessments in levelling, widening, or otherwise improving the Mound.”

No. VI.

NOTE regarding the LEVELLING of the MOUND, referred to at page 3.

The rise in the whole length of the Mound, will be only 18 feet. It is necessary, in so long a line, that this rise should be preserved, in order to give the *appearance* of a perfect level; as, if the level were *real*, the surface of the Mound would appear to droop, from the circumstance of the southern extremity running into and terminating in a steep bank. This optical deception is well known to all artists.

